

**DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT****Division of Housing Policy Development**

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February 17, 2005

Ms. Rene Miller, Interim City Manager  
Community Development Department  
City of Farmersville  
909 West Visalia Road  
Farmersville, CA 93223

Dear Mr. Rutherford:

**RE: Review of the City of Farmersville's Revised Draft Housing Element**

Thank you for submitting revisions the City's housing element received for review on December 21, 2004, along with additional revisions received via facsimile transmission on February 2, 7 and 17, 2005. As you know, the Department is required to review housing elements and report the findings to the locality pursuant to Government Code Section 65585(b). The review was facilitated by a series of telephone conversations with Mr. Karl Schoettler, the City's consultant, during January and February 2005.

The Department is pleased to find the submitted revisions address the statutory requirements described in its December 17, 2004 review. The element will be in full compliance with State housing element law (Article 10.6 of Government Code) when adopted (with all revisions) and submitted to this Department for review pursuant to Government Code Section 65585(g). The City is commended for strengthening its programmatic commitment to encourage mixed-use and small lot infill development (Programs 2 and 3), as well as amending the City's permit processing procedures to more effectively facilitate the development of multifamily housing (Programs 9 and 10).

The Department appreciates the cooperation Mr. Schoettler provided during the review process and looks forward to receiving the City's adopted housing element, with all revisions, pursuant to Government Code Section 65585(g). If you have any questions or would like to discuss any technical assistance needs, including another meeting, please contact Don Thomas, of our staff, at (916) 445-5854.

In accordance with their requests pursuant to the Public Records Act, we are forwarding a copy of this letter to the individuals listed below.

Sincerely,

A handwritten signature in black ink that reads "Cathy E. Creswell". The signature is written in a cursive, flowing style.

Cathy E. Creswell  
Deputy Director

cc: Karl Schoettler, Consultant, Collins & Schoettler  
Tom Collishaw, Self-Help Enterprises  
Mark Stivers, Senate Committee on Transportation & Housing  
Suzanne Ambrose, Supervising Deputy Attorney General, AG's Office  
Terry Roberts, Governor's Office of Planning and Research  
Nick Cammarota, California Building Industry Association  
Marcia Salkin, California Association of Realtors  
Marc Brown, California Rural Legal Assistance Foundation  
Rob Weiner, California Coalition for Rural Housing  
John Douglas, AICP, Civic Solutions  
Deanna Kitamura, Western Center on Law and Poverty  
S. Lynn Martinez, Western Center on Law and Poverty  
Alexander Abbe, Law Firm of Richards, Watson & Gershon  
Michael G. Colantuono, Colantuono, Levin & Rozell, APC  
Ilene J. Jacobs, California Rural Legal Assistance, Inc.  
Richard Marcantonio, Public Advocates